



CPC USE ONLY:
Application #: _____

COMMUNITY PRESERVATION ACT Town of Maynard

FUNDING FOR CPA PROPOSALS

Your project must meet all the legal criteria of the Community Preservation Act. The project must be well documented and provide sufficient information to be feasible. The following criteria will be considered as the project is evaluated. However, meeting all of the criteria does not guarantee CPC support for the project. Please check all items that apply to your proposal.

Please submit ten copies to:

Community Preservation Committee
Maynard Town Hall
195 Main Street
Maynard, MA 01754

GENERAL CRITERIA

- ___ 1. Does the project require urgent attention?
- ___ 2. Does the project serve a currently underserved population?
- ___ 3. Does the project preserve a threatened resource?
- ___ 4. Is the project consistent with existing Maynard Planning Documents such as the Master Plan or Open Space Plan?
- ___ 5. Does the project fit within current or proposed zoning regulations?
- ___ 6. Does the project have a means of support for maintenance and upkeep?
- ___ 7. Does the project involve currently owned municipal assets?
- ___ 8. Does the project involve currently owned private property?
- ___ 9. Does the project have one or more other sources of funding?
If so, indicate percentages.
- ___ 10. Does the project have community support and provide a positive impact to the community?
- ___ 11. Does the project have sufficient supporting documentation? (This documentation will be required along with the Final Proposal for Funding.)
- ___ 12. Does the project have support from another Maynard Town Board or Committee?
- ___ 13. Does the project have the support of the majority of immediate abutters?
- ___ 14. Does the project reclaim abandoned or previously developed lands?
- ___ 15. Does the project require special permitting?



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HISTORIC PRESERVATION PROPOSAL CRITERIA

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- ___ 1. Is the property eligible for, or listed on, the State or National Register of Historic Places?
- ___ 2. Does the project demonstrate public benefit?
- ___ 3. Has the property been included in a local survey of historic properties?
- ___ 4. Is the property in danger of being demolished?
- ___ 5. Are there potential archeological artifacts at the site?
- ___ 6. Has the property been noted in published histories of the town or county?
- ___ 7. Is there a realistic chance of restoring the property?
- ___ 8. Are there other potential uses for the property that could benefit the town?
- ___ 9. Could the building be converted to affordable housing, while still retaining its historic appearance, value, or quality?
- ___ 10. Is the property part of an historic area or district in the town?
- ___ 11. Is the owner also interested in preserving the historic integrity of the property?
- ___ 12. Is there an opportunity for additional matching funds from other sources to assist in preservation costs of the property or resource? Explain.
- ___ 13. Does the project demonstrate the ability to provide permanent protection for maintaining a historic resource, such as a deed restriction?
- ___ 14. Was a known architect of the era involved in the design of the structure?



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OPEN SPACE PROPOSAL CRITERIA

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- ___ 1. Is the parcel within a delineated wellhead protection area (Zone I or Zone II)?
- ___ 2. Would the parcel enhance protection of a wellhead area?
- ___ 3. Is wetland or vernal pool protection a consideration?
- ___ 4. Is stream and riverbank protection an issue?
- ___ 5. Is the parcel within an area of critical environmental concern?
- ___ 6. Would this proposal contribute to a greenway or forested parcel?
- ___ 7. Would this proposal enhance protection of any FEMA-designated floodway?
- ___ 8. Will this purchase protect other open space or abut protected land?
- ___ 9. Does this parcel support a significant wildlife habitat?
- ___ 10. Is this parcel at risk for development or been part of a past proposal for development?
- ___ 11. Is this parcel listed for sale?
- ___ 12. Are additional funds or grants available? If so, have any applications been made?
- ___ 13. Is there an historic significance to this parcel?
- ___ 14. Are there any old foundations or stone walls located in this parcel?
- ___ 15. Does this parcel include any old roads, trails, cart paths, or scenic vistas?
- ___ 16. Are there any active or passive recreation possibilities associated with this parcel?
- ___ 17. Is this parcel suitable for a community garden or farm?
- ___ 18. Is this parcel suitable for nature observation and educational programs?
- ___ 19. Will the parcel fulfill an underserved need in the town?



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COMMUNITY HOUSING PROPOSAL CRITERIA

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- ___ 1. Will this involve the renovation of an existing building? If so,
 - ___ Is the building structurally sound?
 - ___ Is it free of lead paint? (This would be necessary if children are to live there.)
 - ___ Is it free of asbestos, pollutants, and other hazards?
 - ___ Is there Town sewerage?
 - ___ Is the septic system in compliance with Title 5?
 - ___ Does the building comply with building and sanitary codes?
 - ___ Is it handicap accessible?
 - ___ Is this a conversion of market rate to affordable housing?
 - ___ Is this a tax title property?
- ___ 2. Does this project involve the building of a new structure? If so,
 - ___ Will the structure be built on tax title property?
 - ___ Will it be built on Town owned land?
 - ___ Will it be built on donated land?
 - ___ Are there other grants available to help fund this project? Explain.
 - ___ Are there other programs such as Habitat for Humanity involved?
 - ___ Will the project be built on a previously developed site?
- ___ 3. Does the project provide housing that is similar in design and scale with the surrounding community?
- ___ 4. Does this serve the 60% income level population?
- ___ 5. Does this serve the 80% income level population?
- ___ 6. Will this be geared to one age group?
- ___ 7. Is this infill development?
- ___ 8. Will there be more than two bedrooms?

- ___ 9. Will it be located near conveniences (grocery, town services, etc.)?
- ___ 10. Does this project fit with the Master Plan?
- ___ 11. Will there be multiple units?
- ___ 12. Is long term affordability assured?
- ___ 13. Will priority be given to local residents, Town employees, or employees of local businesses?



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RECREATION PROPOSAL CRITERIA

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- ___ 1. Will the project be used by more than one age group?
- ___ 2. Can the project be used for more than one activity (multi-use)?
- ___ 3. Does the project require maintenance costs of less than \$1000 per year?
- ___ 4. Does the project require maintenance costs of less than \$500 per year?
- ___ 5. Is this project the only facility of its kind in the town or general area?
- ___ 6. Are other grants available to help pay for this project?
If so, has application been made for another grant?
- ___ 7. Can any of the cost be offset by in-kind services (or "non-cash" contributions),
including, but not limited to, labor and materials or equipment?
- ___ 8. Does the project include considerations for additional parking?
- ___ 9. Can the project be used more than one season per year?
- ___ 10. Does the project blend in to the surrounding neighborhood?
- ___ 11. Does the project include all normal safety considerations?
- ___ 12. Does the project meet all building and safety codes?
- ___ 13. Is the project accessible by pedestrians? ___ Cars? ___
- ___ 14. Does the project take advantage of connections to other resources?